



**Flat 8, St. Johns Court, 49 Park Road**

Blackpool

Prices From **£65,000**



## Flat 8

### St. Johns Court, Blackpool

This well-presented one bedroom top floor flat offers an excellent opportunity for first-time buyers, investors or those seeking a convenient base in Blackpool. Situated within a purpose-built development, the property is ideally located close to transport links and a range of local amenities, providing easy access to everything you need for day-to-day living. Upon entering the flat, a welcoming hallway leads to each of the main rooms, creating a practical and well-organised layout. The spacious living room is filled with natural light and offers ample space for both relaxation and dining, making it a comfortable setting for entertaining guests or unwinding after a busy day. The separate kitchen is fitted with a range of modern units and work surfaces, providing plenty of storage and preparation space for home cooking. The well-proportioned bedroom is designed to accommodate a double bed and additional furniture, ensuring a restful and private retreat. The bathroom is finished to a good standard, featuring a contemporary suite (including a bath with shower over, wash basin and WC) for every-day convenience. Additional benefits of this property include secure entry to the building, offering peace of mind for residents, and allocated off-road parking, ensuring you always have a space available. With its top floor position, the flat enjoys a quiet outlook and a sense of privacy, while the purpose-built nature of the development ensures a well-maintained communal environment. The location is particularly advantageous, with easy access to public transport links for commuting or leisure, and a variety of shops, cafes and services within walking distance. Whether you are looking for your first home, a buy-to-let investment or a low-maintenance property in a popular area, this flat represents an attractive and affordable choice. Viewing is highly recommended to appreciate the quality of accommodation on offer and the convenience of its sought-after location. This is a rare opportunity to secure a property that combines practical living with modern comforts, making it a superb option for a wide range of buyers. For further information or to arrange a viewing, please contact our office and a member of our team will be happy to assist.

Council Tax band: A

Tenure: Leasehold

- Top Floor purpose built flat in Blackpool, close to transport links and local amenities.







#### **Kitchen**

13' 1" x 7' 11" (3.98m x 2.41m)

#### **Living Room**

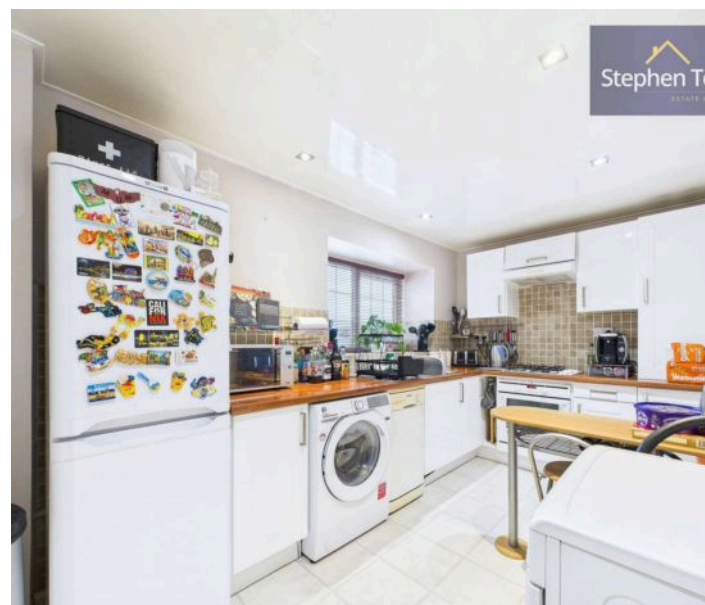
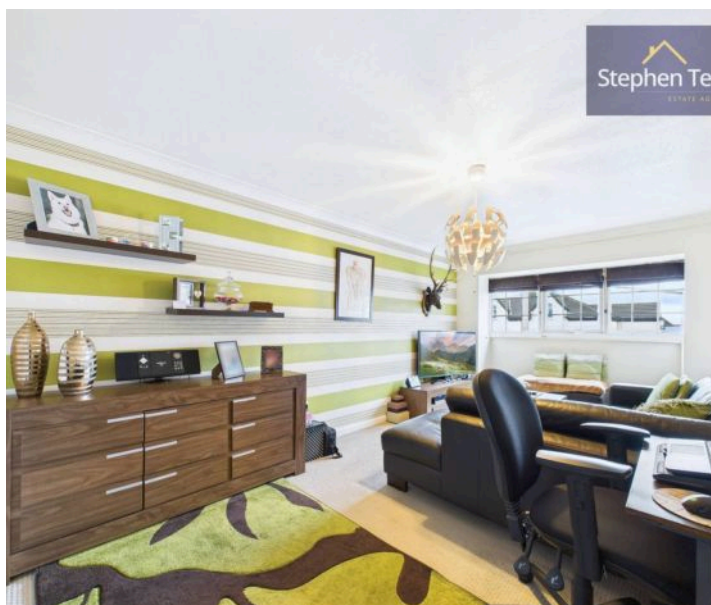
9' 11" x 18' 4" (3.02m x 5.59m)

#### **Bedroom**

8' 6" x 13' 7" (2.59m x 4.15m)

#### **Bathroom**

6' 10" x 7' 11" (2.08m x 2.42m)







#### **Kitchen**

13' 1" x 7' 11" (3.98m x 2.41m)

#### **Living Room**

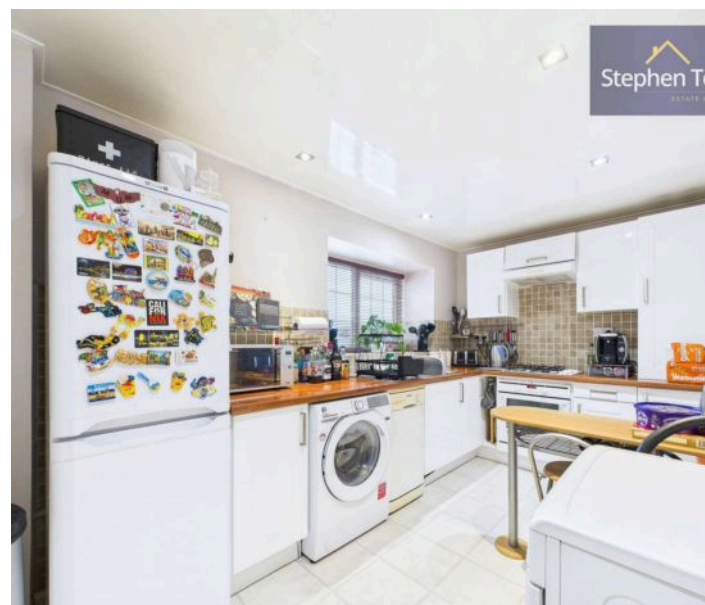
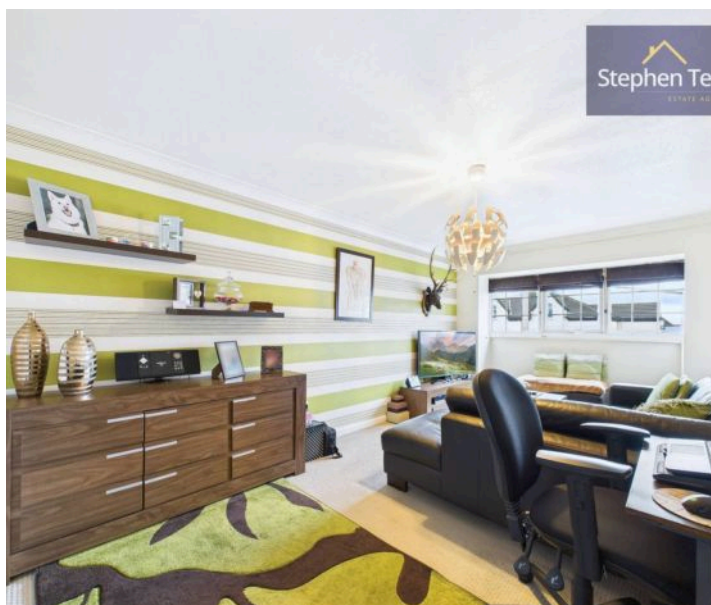
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#### **Bedroom**

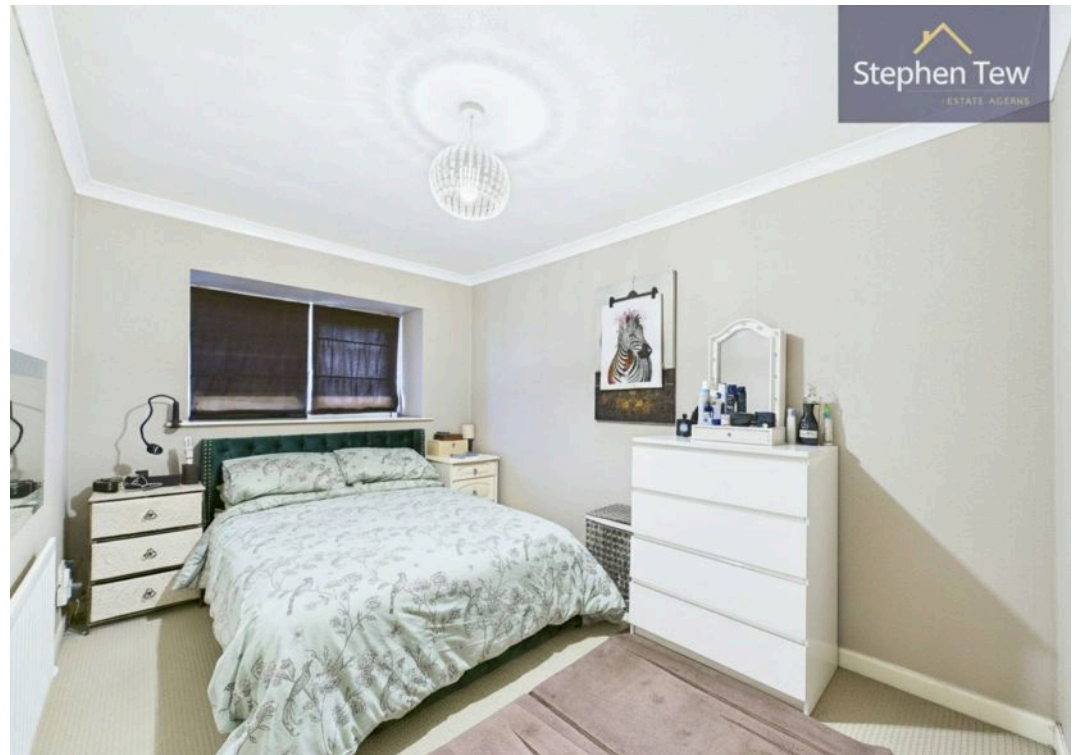
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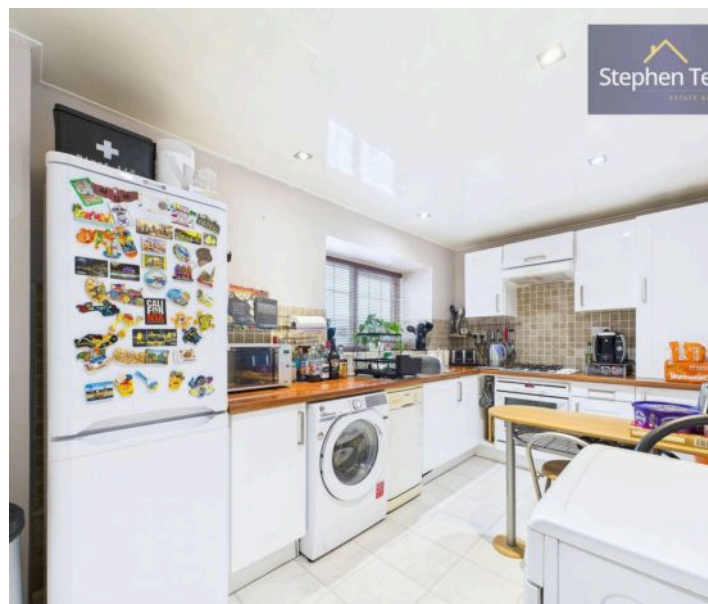
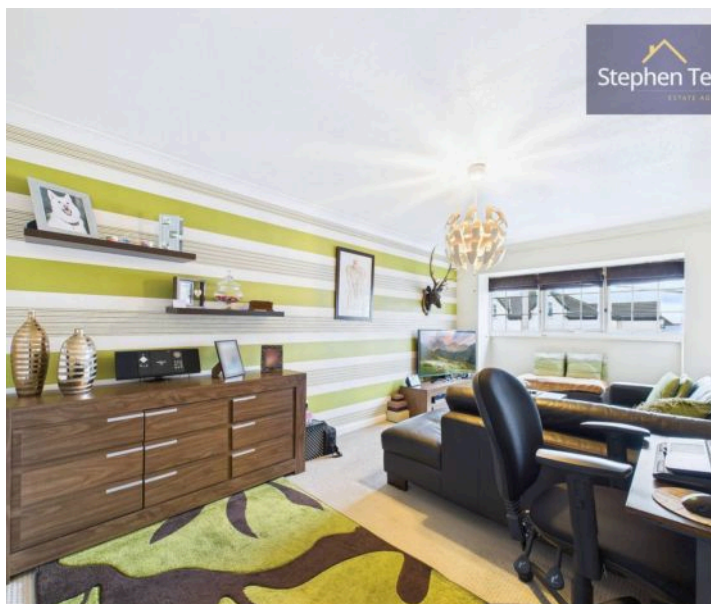


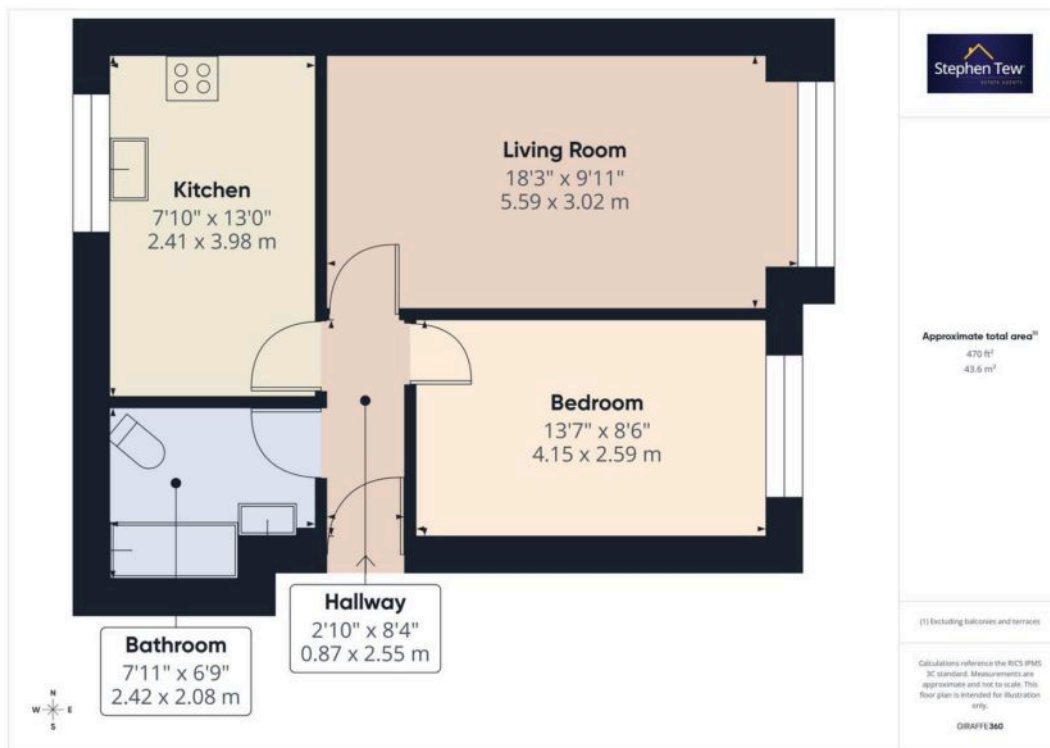




**ALLOCATED PARKING**

1 Parking Space









## Stephen Tew Estate Agents

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